

LOS ANGELES COUNTY **LAFCO**

**LOCAL AGENCY FORMATION COMMISSION**

June 26, 1996

Mr. David Martin  
Supervisor, Tax Area Services  
State Board of Equalization  
P.O. Box 1713  
Sacramento, California 95812-1713

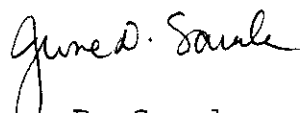
**RE: VISTA PACIFICA ANNEXATION TO THE CITY OF CULVER CITY**

Dave:

The enclosed filings are submitted to your office in compliance with Government Code Section 54900 et seq.

Check No. 29586, in the amount of \$250.00, cover the required fees for this reorganization. The effective date of the reorganization is June 26, 1996.

Sincerely,



June D. Savala  
Executive Assistant

Encl.

c: Assessor  
Auditor-Controller  
Public Works-Mapping  
Registrar-Recorder  
Carol Schwab, Deputy City Attorney  
City of Culver City

THOMAS E. JACKSON  
CHAIRMAN

HAL BERNSON  
YVONNE BRATHWAITE BURKE  
LARRY CONNELLY  
DEANE DANA  
JAMES DIGIUSEPPE  
JOHN W. HASTINGS  
HENRI F. PELLISSIER  
WILLIAM WENTWORTH

ALTERNATE MEMBERS  
RICHARD ALATORRE  
KENNETH I. CHAPPELL  
RICHARD H. CLOSE  
CRISTINA CRUZ-MADRID  
GLORIA MOLINA  
LYNNE PLAMBECK

STAFF  
LARRY J. CALEMINE  
EXECUTIVE OFFICER

JUNE D. SAVALA  
EXECUTIVE ASSISTANT

# LOCAL AGENCY FORMATION COMMISSION LOS ANGELES COUNTY

## CERTIFICATE OF COMPLETION

Boundary Change of City

I, Larry J. Calemine, Executive Officer of the Local Agency Formation Commission of the County of Los Angeles, do hereby certify that I have examined the attached documents with respect to the uninhabited proposal designated as:

**"VISTA PACIFICA ANNEXATION" TO THE CITY OF CULVER CITY**

and have found said documents to be in compliance with the resolution of approval adopted by the Local Agency Formation Commission of the County of Los Angeles on **May 10, 1995**.

All of the information required by the State law is contained in the attached documents and by this reference incorporated herein.

The affected territory shall not be taxed for any existing general indebtedness or contractual obligations.

The effective date of this boundary change of city is **June 26, 1996**.

IN WITNESS WHEREOF, I execute this Certificate this 26th day of **June 1996**.

STATE OF CALIFORNIA }  
COUNTY OF LOS ANGELES }

I certify that this is a full and correct copy of the original Certificate of Completion recorded with the Los Angeles County Recorder

on ~~the 26th day of June~~ **JUN 26 1996**  
No. **961013017**

LARRY J. CALEMINE  
LOCAL AGENCY FORMATION COMMISSION

By *James V. Smith*  
Deputy

*Larry J. Calemine* *(JPS)*  
LARRY J. CALEMINE, Executive Officer

*Ela Villalobos*  
DEPUTY CITY CLERK OF THE  
CITY OF CULVER CITY, CALIF.

RESOLUTION NO. 96-R 025

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF  
CULVER CITY, CALIFORNIA, APPROVING AND  
ORDERING THE ANNEXATION OF CERTAIN TERRITORY  
DESIGNATED AS "VISTA PACIFICA NO. 1" TO THE CITY  
OF CULVER CITY.

WHEREAS, on May 10, 1995, the Local Agency Formation Commission  
of the County of Los Angeles (hereinafter "LAFCO"), adopted Resolution No. 1995-14  
making determinations and approving the proposed annexation to the City of Culver  
City (hereinafter "City") of territory designated as "Vista Pacifica No. 1", described in  
Exhibit "A", and mapped in Exhibit "B" which are attached hereto and incorporated by  
reference herein; and

WHEREAS, LAFCO approved this proposed annexation subject to the  
conditions that the subject territory would also be annexed to the West Basin Municipal  
Water District and the Los Angeles County Public Library District; and

WHEREAS, an EIR for the Vista Pacifica project was certified on  
October 10, 1994; and

WHEREAS, the purpose of this annexation is to promote sound planning  
and land use practices in the affected territory; and

WHEREAS, the regular Los Angeles County assessment roll is utilized by  
the City.


NOW, THEREFORE, the City Council of the City of Culver City, DOES  
HEREBY RESOLVE AND ORDER as follows:

1. The City Council hereby declares said territory to be uninhabited  
and a legal description of the boundaries of the annexation is set forth in Exhibit "A" and  
a map of the boundaries is set forth in Exhibit "B" attached hereto.

1                   2.     The City Council hereby orders the territory designated as "Vista  
2 Pacifica No. 1" described in Exhibits "A" and "B" annexed and directs the City Clerk to  
3 transmit one original and seven certified copies of this resolution.

4                   3.     The City Council orders that the territory shall also be annexed to  
5 the West Basin Municipal Water District and Los Angeles County Public Library District.

6                   APPROVED and ADOPTED this 4th day of March 1996.

7  
8   
9 STEVEN GOURLEY, MAYOR  
10 City of Culver City, California

11 ATTEST:

APPROVED AS TO FORM:

12  4/15/96  
13 TOM CRUNK, City Clerk

14   
15 NORMAN Y. HERRING, City Attorney

16 RANNEX  
17 (jam)

**EXHIBIT A**  
**CITY COUNCIL RESOLUTION NO. 96-R025**

DESCRIPTION OF "VISTA PACIFICA" ANNEXATION  
TO THE CITY OF CULVER CITY (DETACHMENT FROM  
THE CITY OF LOS ANGELES, ANNEXATION TO  
WEST BASIN MUNICIPAL WATER DISTRICT)

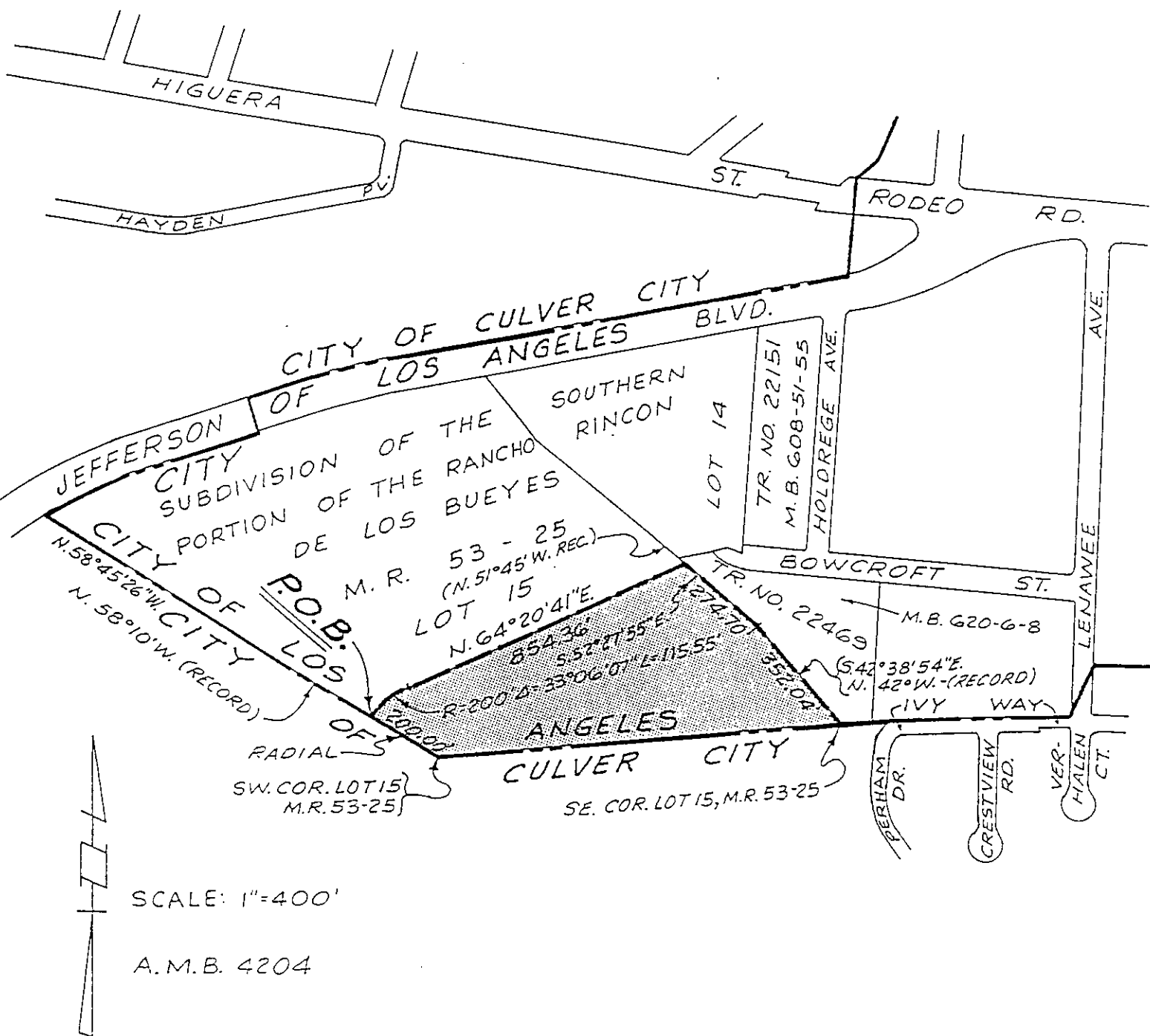
Revised Description  
Approved by the Local Agency Formation Commission

That portion of Lot 15 of the Subdivision of the Southern Portion of the Rancho Rincon De Los Bueyes as shown on map filed in Book 53, page 25 of Miscellaneous Records in the office of the Recorder of the County of Los Angeles, described as follows:

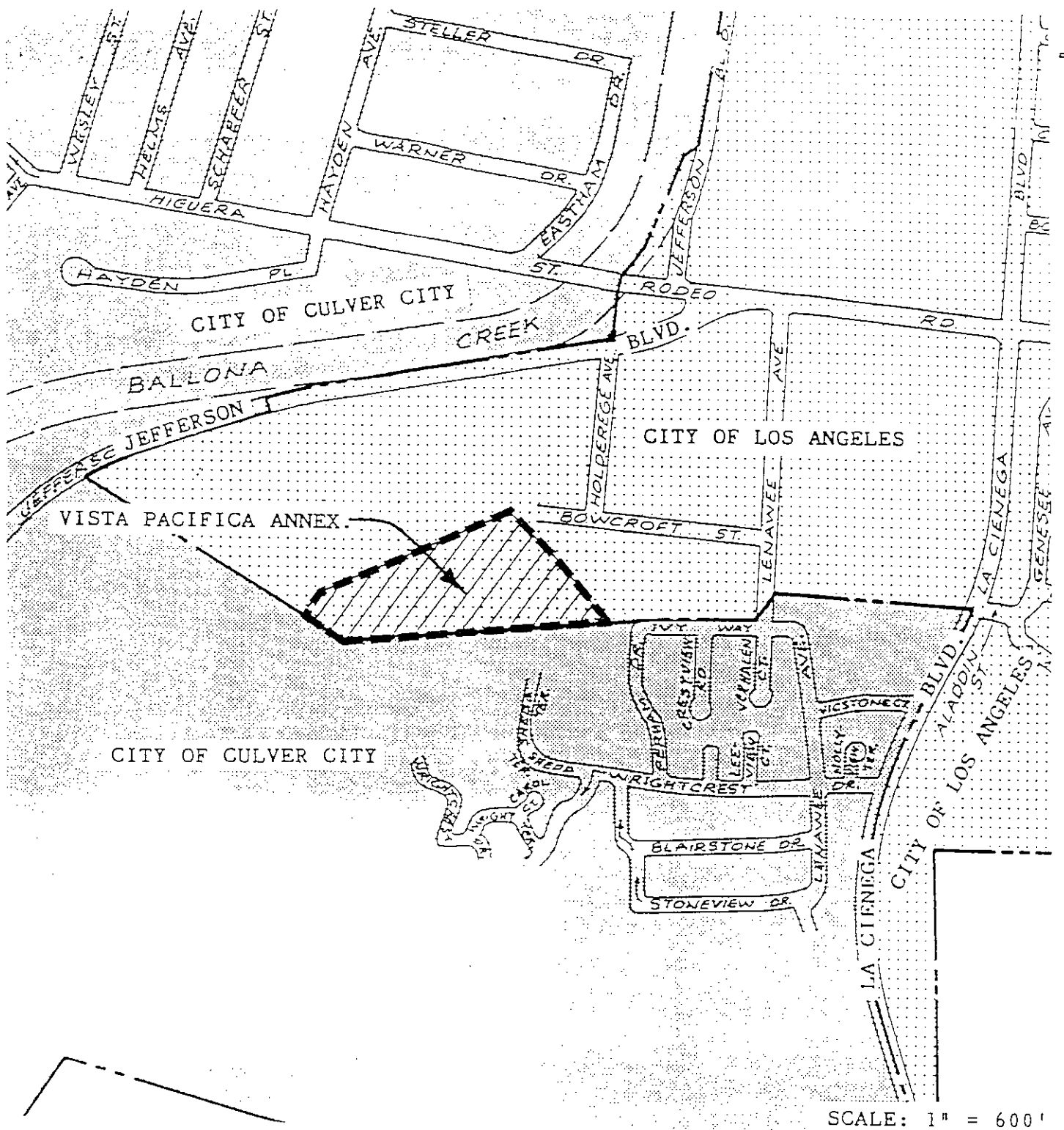
Beginning at a point in that certain course having a bearing of North 58°10' West in the southwesterly line of said Lot 15, distant North 58°45'26" West thereon 200.00 feet from the southwesterly corner of said lot, said point being a point in the common boundary between the City of Culver City and the City of Los Angeles as same existed on January 1, 1993, said point also being a point in a non-tangent curve concave to the southeast and having a radius of 200.00 feet, a radial of said curve to said point bears North 58°45'26" West; thence northeasterly along said curve through a central angle of 33°06'07" an arc distance of 115.55 feet; thence tangent to said curve North 64°20'41" East 854.36 feet to that certain course having a bearing of North 51°45' West in the easterly boundary of said lot; thence South 52°27'55" East 274.70 feet along said last mentioned certain course to the southeasterly terminus thereof; thence South 42°38'54" East 352.04 feet along said easterly boundary to the southeasterly corner of said lot; thence westerly along said common boundary between the City of Culver City and the City of Los Angeles to the point of beginning.

Containing:   8.64 acres  
                  0.014 sq. mi.

CHS:jds  
k:vstapcif.ld  
(5-10-95)



# VISTA PACIFICA ANNEXATION TO THE CITY OF CULVER CITY (DETACHMENT FROM THE CITY OF LOS ANGELES)



**EXHIBIT B**  
**CITY COUNCIL RESOLUTION NO. 96-R025**

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**RESOLUTION NO. 93-R 007**

JOINT RESOLUTION OF THE BOARD OF SUPERVISORS  
OF THE COUNTY OF LOS ANGELES, THE CITY COUNCIL  
OF THE CITY OF LOS ANGELES AND THE CITY COUNCIL  
OF THE CITY OF CULVER CITY APPROVING AND  
ACCEPTING NEGOTIATED EXCHANGE OF PROPERTY  
TAX REVENUE RESULTING FROM "VISTA PACIFICA  
ANNEXATION" TO THE CITY OF CULVER CITY  
(DETACHMENT FROM THE CITY OF LOS ANGELES,  
ANNEXATION TO WEST BASIN MUNICIPAL WATER  
DISTRICT)

WHEREAS, pursuant to Section 99 of the Revenue and Taxation  
Code, prior to the effective date of any jurisdictional change the governing bodies  
of all agencies whose service area or service responsibilities would be altered by  
such change must determine the amount of property tax revenue to be exchanged  
between the affected agencies and approve and accept the negotiated exchange  
of property tax revenues by resolution; but if the affected agency is a special  
district;' and

WHEREAS, the Board of Supervisors of the County of Los Angeles,  
the City Council of the City of Culver City and the City Council of the City of Los  
Angeles have determined that the amount of property tax revenues to be  
exchanged between their respective agencies as a result of entitled "Vista Pacifica  
Annexation" to the City of Culver City (Detachment from the City of Los Angeles)  
is set forth below:

NOW, THEREFORE, BE IT RESOLVED as follows:

1. The negotiated exchange of property tax revenues between the  
County of Los Angeles and the Cities of Culver City and Los Angeles resulting  
from the reorganization identified as "Vista Pacifica Annexation" is approved and  
accepted.

2. For fiscal years commencing on and after July 1, 1992, or after



1 the effective date of this jurisdictional change, whichever is later, all property tax  
2 revenue, received by the City of Los Angeles attributable to the "Vista Pacifica  
3 Annexation" area shall be transferred to the County of Los Angeles.

4 3. For fiscal years commencing on or after July 1, 1992, or after  
5 the effective date of this jurisdictional change, whichever is later, Fifty-Eight  
6 Dollars (\$58) in property tax revenue shall be transferred from the County of Los  
7 Angeles to the City of Culver City. In addition, for each fiscal year commencing  
8 on and after July 1, 1992, or after the effective date of this jurisdictional change,  
9 whichever is later, Thirteen and One-Tenth Percent (13.1%) of the incremental tax  
10 growth attributable to the Culver City "Vista Pacifica Annexation" area shall be  
11 transferred from the County of Los Angeles to the City of Culver City, and the  
12 County's share of incremental tax growth shall be reduced accordingly.

13 4. For fiscal years commencing on or after July 1, 1992, or after  
14 the effective date of this jurisdictional change, whichever is later, Three and  
15 One-Tenth Percent (3.1%) of the incremental tax growth attributable to the Culver  
16 City "Vista Pacifica Annexation" area shall be transferred from the County of Los  
17 Angeles to the County Public Library.

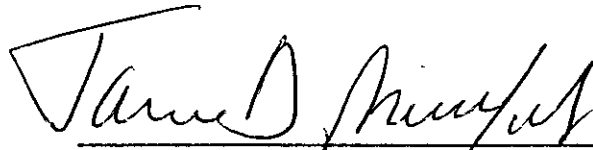
18 5. The West Basin Municipal Water District receives no ad  
19 valorem tax. Therefore, there shall be no transfer of property tax revenue as a  
20 result of the annexation of the subject territory to the District.

21 6. In the event that all or a portion of the annexation area is  
22 included within a redevelopment project pursuant to California Community  
23 Redevelopment Law, Health & Safety Code Sections 33000 et seq., the City of  
24 Culver City shall not adopt the ordinance approving the redevelopment plan with  
25 respect to the annexed area until such time as a report of the Fiscal Review  
26 Committee has been prepared pursuant to Health & Safety Code Section 33353.5,  
27 the report has been reviewed, and the Redevelopment Agency of the City of  
28

1 Culver City and the County have diligently and in good faith negotiated for the  
2 allocation of tax increment revenues within fifteen (15) days after receipt by the  
3 County of the preliminary report from the Agency pursuant to Health & Safety  
4 Code Section 33344.5 and shall meet not less than once each month thereafter  
5 until agreement is reached on an allocation formula or litigation is filed with  
6 respect to the redevelopment project. Any ordinance approving said  
7 redevelopment project which does not comply with this procedure in every respect  
8 shall be void and of no effect with regard to the subsequent distribution of taxes  
9 to the Redevelopment Agency.

10 THE FOREGOING RESOLUTION WAS ADOPTED BY THE BOARD OF  
11 SUPERVISORS OF THE COUNTY OF LOS ANGELES, BY THE COUNCIL OF THE  
12 CITY OF CULVER CITY AND THE COUNCIL OF THE CITY OF LOS ANGELES.

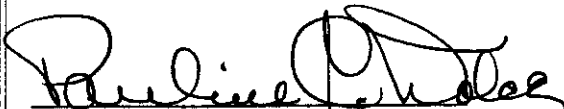
13 PASS, APPROVED AND ADOPTED this 25th day of January,  
14 1992, by the following vote:

15  
16 


17 DR. JAMES D. BOULGARIDES, MAYOR  
18 City of Culver City, California

19  
20 ATTEST:

APPROVED AS TO FORM:

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22 

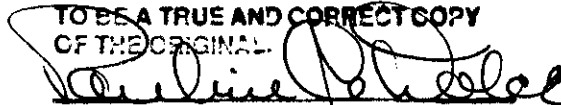
23 PAULINE C. DOLCE, City Clerk

24  
25 

26 NORMAN Y. HERRING, City Attorney

27  
28 RVISTA  
(jam)

I HEREBY CERTIFY THIS DOCUMENT  
TO BE A TRUE AND CORRECT COPY  
OF THE ORIGINAL.




CITY CLERK OF THE  
CITY OF CULVER CITY, CALIF.

# CERTIFICATION

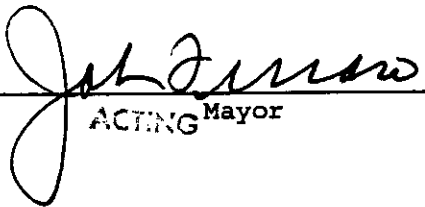
STATE OF CALIFORNIA, }  
COUNTY OF LOS ANGELES, } ss.

I, ELIAS MARTINEZ, City Clerk of the City of Los Angeles and ex-officio Clerk of the City Council of the City of Los Angeles, do hereby certify and attest the foregoing to be a full, true and correct copy of the original joint resolution attached to CF ~~90-353~~ 91-0181 regarding detachment/annexation between City of Los Angeles and Culver City for property located at 6100-6180 Jefferson Boulevard, and on file in my office, and that I have carefully compared the same with the original.

In Witness Whereof, I have hereunto set my hand and affixed the Seal of the City of Los Angeles, this 23rd day of October, 1992.

Elias Martinez  
City Clerk of the City of Los Angeles  
By  Deputy

CITY OF LOS ANGELES

  
\_\_\_\_\_  
ACTING Mayor

ATTEST:

ELIAS MARTINEZ, City Clerk

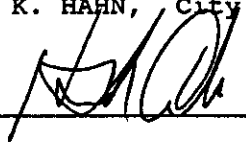
By Elaine Ione, Deputy  
16<sup>th</sup> day of October, 1992



Approved as to Form and Legality

22<sup>d</sup> day of Sept, 1992

JAMES K. HAHN, City Attorney

  
\_\_\_\_\_

The foregoing resolution was adopted by the Board of Supervisors of  
the County of Los Angeles on November 10, 1992.

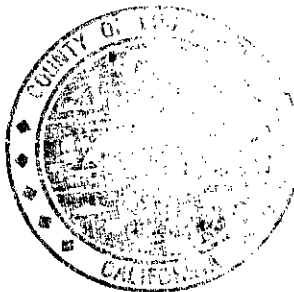
COUNTY OF LOS ANGELES

*[Signature]*

Chairman, Board of Supervisors

LARRY J. MONTEILH

Executive Officer-Clerk of the  
Board of Supervisors



By

*[Signature: Pamela S. Latta]*

Deputy

10<sup>th</sup> day of November 1992

LOS ANGELES COUNTY  
COUNTY DEPARTMENTS



LOCAL AGENCY FORMATION COMMISSION

ANIMAL CONTROL  
AUDITOR-Tax Section  
FORESTER-FIRE WARDEN  
HEALTH SERVICES-Solid Waste  
INTERNAL SERVICES-Leasing & Revenue  
INTERNAL SERVICES-911 Project  
INTERNAL SERVICES-Plans & Est.  
LIBRARY-Admin. Services  
PARKS & RECREATION-Mgmt. Serv.  
PUBLIC WORKS-Mapping Services  
REGIONAL PLANNING-Mapping Services, Room 1101  
REGISTRAR  
SHERIFF-Contract Law  
SHERIFF-Region I  
TREASURER-TAX COLLECTOR-Bus. Lic.

OTHER

ALCOHOLIC BEVERAGE CONTROL  
A T & T  
AUTO CLUB OF SO. CALIF.  
CONDUCTING AUTHORITY  
CHP  
GTE  
METROPOLITAN WATER DISTRICT  
PACBELL  
RAND-MCNALLY  
SBE LOCAL TAX UNIT  
SO. CALIF. EDISON CO.  
SO. CALIF. GAS CO.  
STATE FINANCE-DEMOGRAPHIC RESEARCH  
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EXECUTIVE OFFICER

JUNE D. SAVALA  
EXECUTIVE ASSISTANT

**NOTICE OF COMPLETION: CITY BOUNDARY CHANGE**  
(Uninhabited)

Proceedings for the following described change of organization were completed, and the subject territory became a part of the city when the Certificate of Completion was executed by this office and recorded with the County Recorder on June 26, 1996, as Instrument No. 96-1013017:

CITY Culver City (City Resolution No. 96-R025)

Designation of Proposal: Vista Pacifica Annexation Acres (Sq. Mi.) 8.64 (0.014)

No. of Reg. Voters 0

RELATED JURISDICTIONAL CHANGES: Unless otherwise specified, these changes are effective on the date shown above:

Detachment from City of Los Angeles: annexation to West Basin Municipal Water District and County Public Library.

DATED: June 26, 1996

⑥ I.M. 114-157

T.G. 672 J-1,2

EFF. DATE: 6-26-96

VISTA PACIFICA ANNEX.

Exhibit "A"

**DESCRIPTION OF "VISTA PACIFICA" ANNEXATION  
TO THE CITY OF CULVER CITY (DETACHMENT FROM  
THE CITY OF LOS ANGELES, ANNEXATION TO  
WEST BASIN MUNICIPAL WATER DISTRICT)**

Revised Description  
Approved by the Local Agency Formation Commission

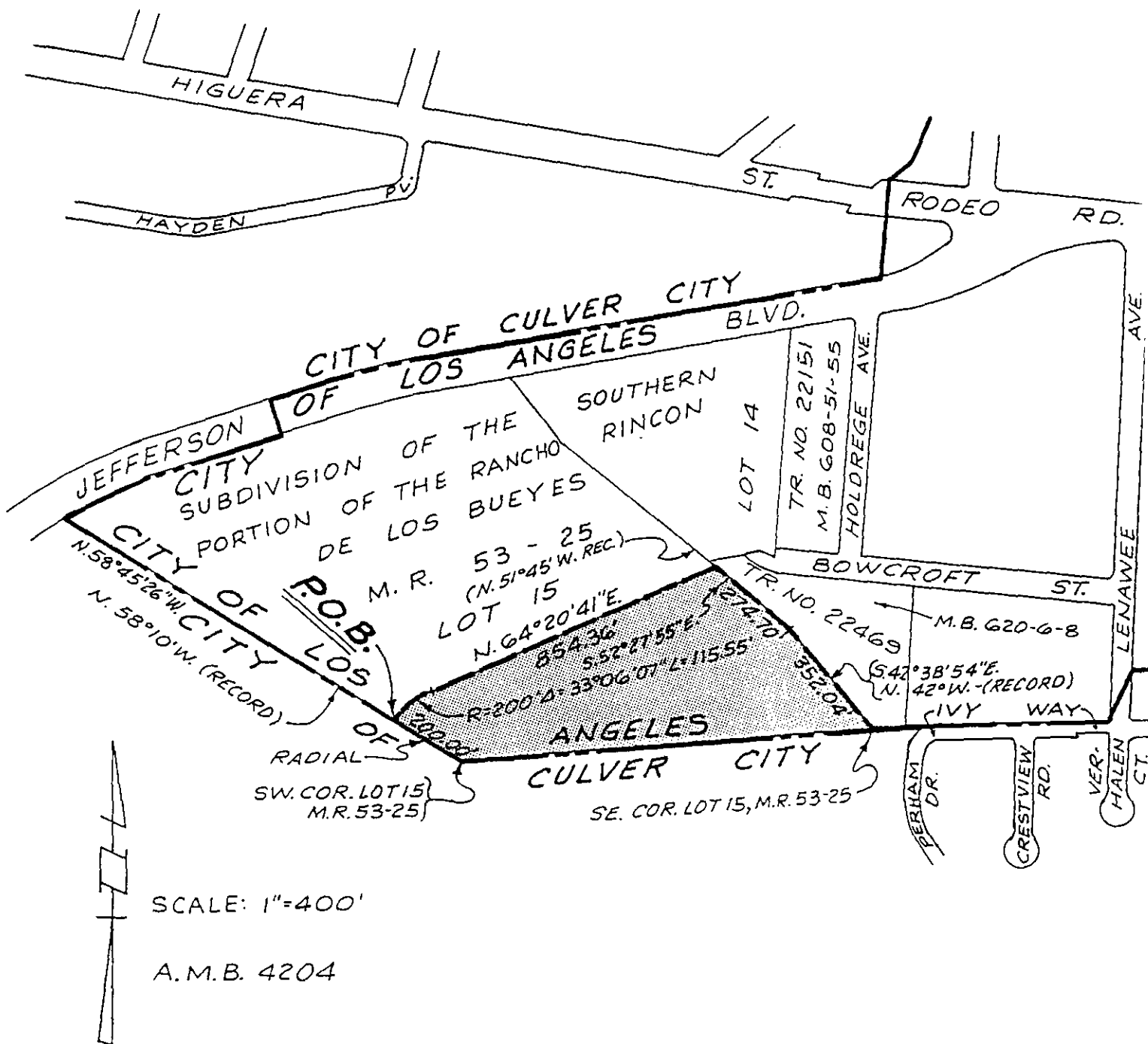
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Beginning at a point in that certain course having a bearing of North  $58^{\circ}10'$  West in the southwesterly line of said Lot 15, distant North  $58^{\circ}45'26''$  West thereon 200.00 feet from the southwesterly corner of said lot, said point being a point in the common boundary between the City of Culver City and the City of Los Angeles as same existed on January 1, 1993, said point also being a point in a non-tangent curve concave to the southeast and having a radius of 200.00 feet, a radial of said curve to said point bears North  $58^{\circ}45'26''$  West; thence northeasterly along said curve through a central angle of  $33^{\circ}06'07''$  an arc distance of 115.55 feet; thence tangent to said curve North  $64^{\circ}20'41''$  East 854.36 feet to that certain course having a bearing of North  $51^{\circ}45'$  West in the easterly boundary of said lot; thence South  $52^{\circ}27'55''$  East 274.70 feet along said last mentioned certain course to the southeasterly terminus thereof; thence South  $42^{\circ}38'54''$  East 352.04 feet along said easterly boundary to the southeasterly corner of said lot; thence westerly along said common boundary between the City of Culver City and the City of Los Angeles to the point of beginning.

Containing: 8.64 acres  
0.014 sq. mi.

**EFFECTIVE  
JUN 26 1996**

CHS:jds  
k:vstapcif.ld  
(5-10-95)



# VISTA PACIFICA ANNEXATION TO THE CITY OF CULVER CITY (DETACHMENT FROM THE CITY OF LOS ANGELES)



LOS ANGELES COUNTY  
COUNTY DEPARTMENTS



LOCAL AGENCY FORMATION COMMISSION

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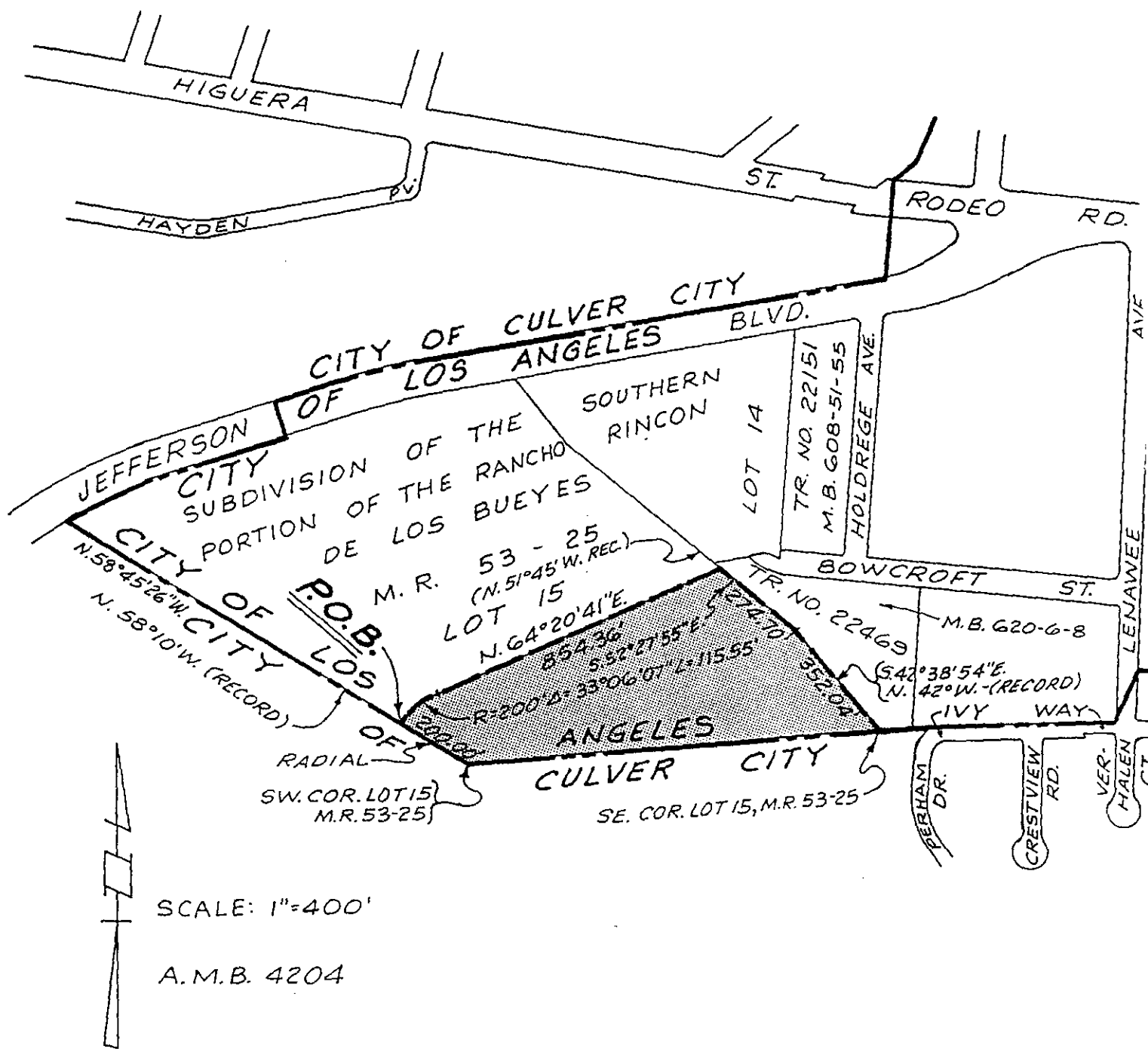
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DATED: June 26, 1996



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Exhibit "A"

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